

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
CITY COUNCIL MEETING OF: AUGUST 5, 2009

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:

RQR-33738 – ABEYANCE ITEM - REQUIRED REVIEW - PUBLIC HEARING -
 APPLICANT: RANDY BLACK - OWNER: F M & NANCY L CORRIGAN TRUST -
 Required Review of a previously approved Variance (V-0043-96) WHICH ALLOWED A 55-
 FOOT TALL, 14-FOOT BY 48-FOOT OFF-PREMISE SIGN at 921 North Buffalo Drive (APN
 138-28-620-005), C-1 (Limited Commercial) Zone, Ward 4 (Anthony) NOTE: THIS
 APPLICATION HAS BEEN AMENDED TO REFLECT APPLICANT: BLACK GAMING -
 OWNER: REBEL OIL CO. INC AND AN APN OF 138-28-620-003. The Planning
 Commission (3-2 vote) and staff recommend DENIAL

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

25

City Council Meeting

7

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

1

City Council Meeting

1

RECOMMENDATION:

The Planning Commission (3-2 vote) and staff recommend DENIAL.

BACKUP DOCUMENTATION:

1. Location, Aerial and Special Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Photos
5. Justification Letter
6. City Council Action Letter for V-0043-96(1)
7. Protest/Support Postcards
8. Backup referenced from the June 11, 2009 Planning Commission Meeting Item 24

Motion made by STEVEN D. ROSS to Approve subject to conditions and amending Condition 2 as follows:

2. This Variance (V-0043-96) shall be placed on an agenda closest to August 15, 2014 at which time the City Council may require the Off-Premise Sign (Billboard) be removed. The applicant shall be responsible for notification costs of the review. Failure to pay the City for these costs may result in a requirement that the Off-Premise Sign (Billboard) is removed.

Passed For: 6; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 1

RICKI Y. BARLOW, LOIS TARKANIAN, STEVE WOLFSON, OSCAR B. GOODMAN,
 GARY REESE, STEVEN D. ROSS; (Against-None); (Abstain-None); (Did Not Vote-None);
 (Excused-STAVROS S. ANTHONY)

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Minutes:

MAYOR GOODMAN declared the Public Hearing open.

ATTORNEY CHRIS KAEMPFER, appearing on behalf of the owner and the applicant, referred to the billboard location on the site map and stated that the parcels in green represent the homes, virtually all of them, that were purchased after the sign had been erected in the mid 90's. Staff's main concern is the fact that the sign was about two feet higher than the nearby highest sign, but that has been corrected. The Planning Commission was concerned about the sign's proximity to the park, which he pointed out is on the other side of Washington Avenue and adjacent to the drainage facility. He alleged it is not near enough to justify denial. ATTORNEY KAEMPFER requested approval.

Handling this matter for COUNCILMAN ANTHONY, COUNCILMAN ROSS clarified that people are under the misimpression that the application involves an additional billboard. He requested a five-year review, and MARGO WHEELER, Director of Planning and Development, added that Condition 2 would be amended as such.

MAYOR GOODMAN declared the Public Hearing closed.

